

Note: This plat was drawn from bearings and distances found in TSP 67/394, from a survey by Shew & Bartlett, 1957.

PLAT OF THE LANDS OF
CHESTER RIVER BOAT SALES
7TH DISTRICT, QUEEN ANNES Co., MD.

Scale 1"=100'

Oct. 1990.

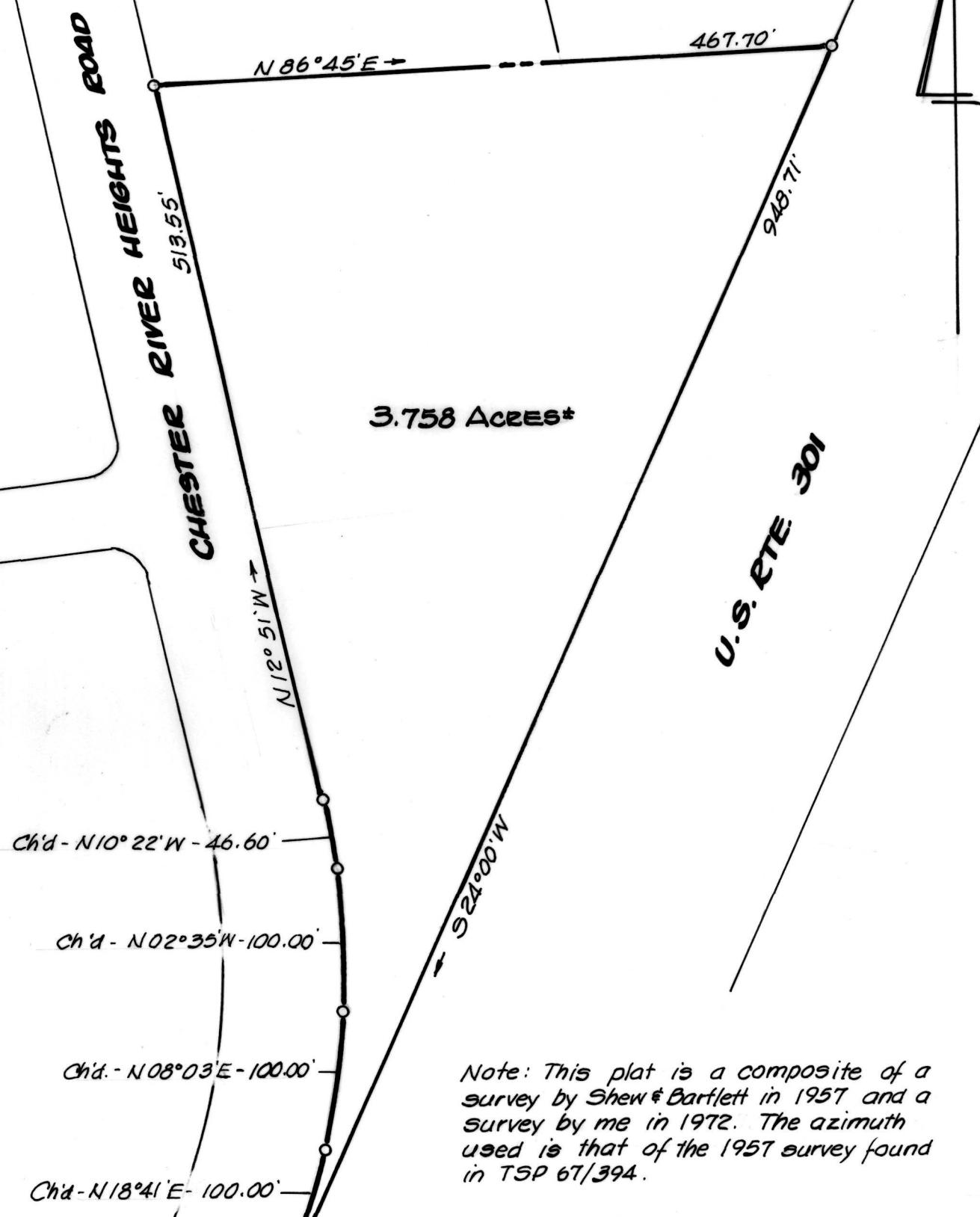
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe

C.M. = concrete monument

WM. R. MAULE

"CHESTER RIVER
HEIGHTS"



Note: This plat is a composite of a survey by Shew & Bartlett in 1957 and a survey by me in 1972. The azimuth used is that of the 1957 survey found in TSP 67/394.

COMPOSITE PLAT
CHESTER RIVER BOAT SALES LANDS

7TH DISTRICT, QUEEN ANNES CO., MD.

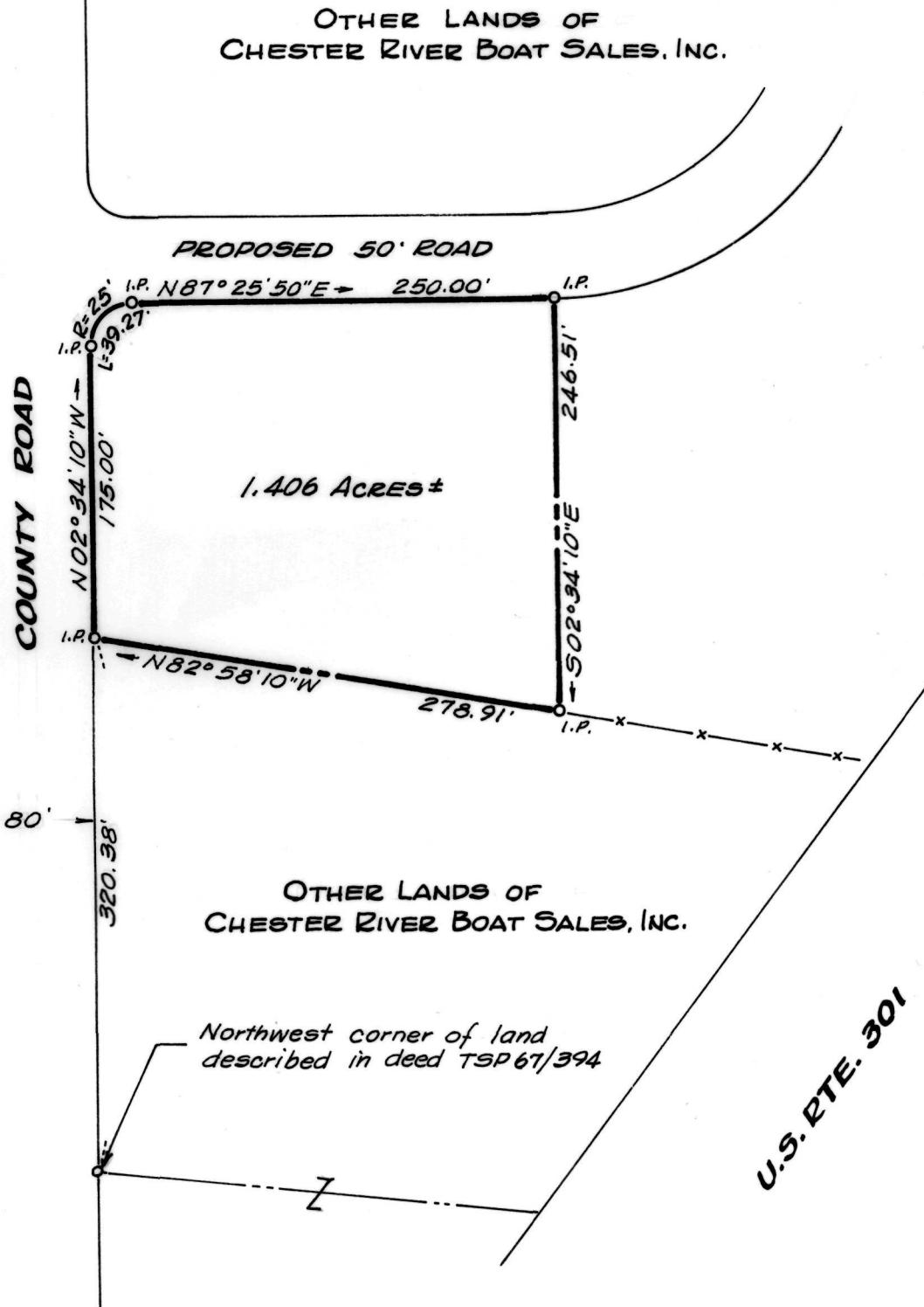
Scale 1"=100'

Nov. 1990.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.



MAG. NORTH
1972



PLAT OF A SURVEY OF PART OF THE
CHESTER RIVER BOAT SALES LANDS
7TH DISTRICT, QUEEN ANNES CO., MD.

Scale 1"=100' Sept. 1972.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe

for William R. Maule

DESCRIPTION OF PART OF THE CHESTER RIVER BOAT SALES, INC.
LANDS, SEVENTH DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe on the east side of the County Road (80' wide) leading north from Md. Rte. 544 to the lands of George C. Phillips and others, said point being N 02 34 10 W - 320.38' from the northwest corner of the lands conveyed to the Chester River Boat Sales, Inc. by deed recorded in the Land Records of Queen Annes County, Liber TSP 67, folio 394; and running, thence, by and with the east side of said road N 02 34 10 W - 175.00' to an iron pipe at the beginning of a curve at the intersection of the east side of the aforementioned County and a proposed 50' road running through other lands of Chester River Boat Sales, Inc.; thence, by and with said curve along an arc the radius of which is 25' and the length of which is 39.27' to an iron pipe and the south side of the proposed road; thence, by and with the south side of said proposed road N 87 25 50 E - 250.00' to an iron pipe and a new division line between the herein described lands and other lands of Chester River Boat Sales, Inc.; thence, by and with said new division line S 02 34 10 E - 246.51' to an iron pipe and N 82 58 10 W - 278.91' to the place of beginning. Containing in all 1.406 acres of land, more or less.

September 17, 1972.

William R. Nuttle.

Clark

Map. 1 65 - Chester River Boat Sales, Inc. TSP 67/394 1.20
CWC 33/271 - 34.43 Ac.

S E B - 1957

Begin at C.M. at inter S R/w line of Kirby's Landing Rd.
and W side 301

with W side 301 $524^{\circ}00'W$ - 611.81 to C.M. at inter

of each side of new rd.

N dir. along curve $R = 540$ the 4 chords

$N 18^{\circ}41'E$ - 100 to I.P.

$N 08^{\circ}03'E$ - 100 "

$N 02^{\circ}35'W$ - 100 "

$N 10^{\circ}22'W$ - 46.6 to C.M. at P.T.

$N 12^{\circ}51'W$ - 193.17 to C.M. on S R/w Kirby's Landing Rd.

with same $N 83^{\circ}09'E$ - 260.54 to begin

1.198 acres

CWC 33/271 Chas. Stark et al. to Chester River Boat
Sales, Inc. Nov. 1, 1967

Tract bounded on N by Chester R. & Unicorn Cr.

" " E " David Felton (JFR 10/147) &
Harrison Tracy (SS 8/38)

" S by pub rd. (Kirby's Landing) called River Rd.

" W " " " leading to Geo. Phillips - see

deed to Co. Comm. Oct 21, 1949 and
by Geo. Clark NBW 4/287

" W by Geo. Phillips ASG Jr. 13/491

S E ① SRC 11530-31, 12473-4

40' - 20' from
E rd to be
const. to
Md. 54A to
Unicorn-Kirby Ldg.
rd

also grants of
easements for
various pole lines

② Allcorn CWC 7/631

③ R/w - ESPSC TSP 26/478

④ Landskroener ASG Jr. 14/472

⑤ " NBW 4/62

⑥ Felton SS 6/132

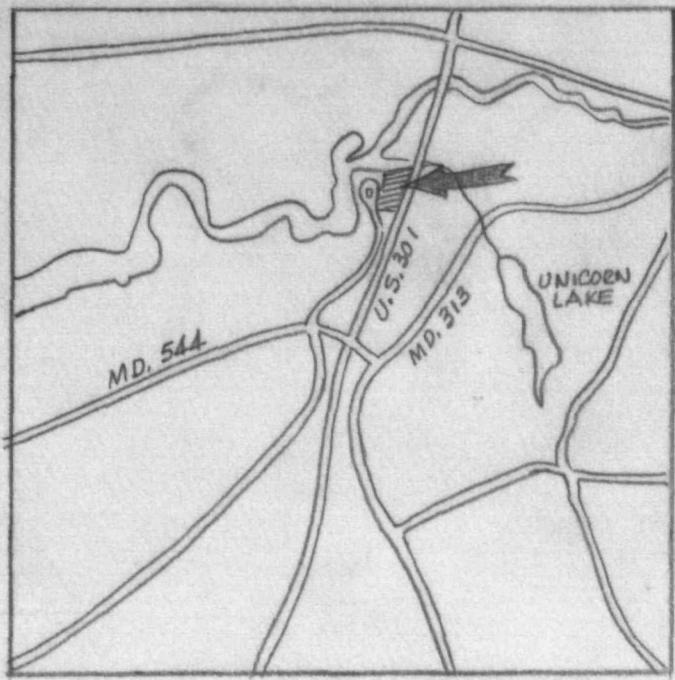
⑦ Atkinson WHC 3A/31

⑧ Groff WHC 5A/105

JFR 10/147 - Adjoining David Felton on one side and other lands of Fannie Felton, lying to rear of Medders lot now owned by G. Harrison Tracy being separated from Mill - Kirby's Ldg. Rd. by Medders lot

Begin at stone at NW cor Medders with Fannie Felton N $07\frac{3}{4}^{\circ}$ W - 81 p to E Lincoln Creek creek S $78\frac{1}{2}^{\circ}$ E - 14.32 to David Felton " same S $07\frac{3}{4}^{\circ}$ E - 76 to rear of Medders " " S $81\frac{1}{4}^{\circ}$ W - 13.52 to begin
6 $\frac{3}{4}$ acres

SS 8/38 - Lot on back road from Kirby's Ldg. to Mill adjoining Fannie Felton and David Felton Begin at end of 2nd line of lot from Fannie to David Felton
S 79° W - 13.6
N $08\frac{1}{4}^{\circ}$ W - 24
N $81\frac{3}{4}^{\circ}$ E - 13.6 to 3rd line David Felton with same S $08\frac{1}{4}^{\circ}$ E - 23.36 to begin



UNICORN BRANCH

